

ZONING

Parking Requirements for Residential Land Uses New Jersey Residential Site Improvement Standards¹ (N.J.A.C. 5:21-1 et seq.)

Housing Unit Type/Size	Parking Requirement ²
Single-Family Detached 2-Bedroom 3-Bedroom 4-Bedroom 5-Bedroom	 1.5 2.0 2.5 ⁴ 3.0
Garden Apartment ³ 1-Bedroom 2-Bedroom 3-Bedroom	 1.8 2.0 ⁴ 2.1
Townhouse ³ 1-Bedroom 2-Bedroom 3-Bedroom	 1.8 2.3 ⁴ 2.4
Retirement Community	Values shall be commensurate with the most appropriate housing unit type and size noted above that the retirement community resembles.

Notes:

- ¹ As revised through December 4, 2000.
- ² When a determination of the required number of parking spaces results in a fractional space for the entire development, any fraction of one-half or less may be disregarded, while a fraction in excess of one-half shall be counted as one parking space.
- ³ Requirements for attached units (apartment/townhouse) include provisions for guest parking.
- ⁴ If applicant does not specify the number of bedrooms per unit, this parking requirement shall apply.